

PUBLIC SALES.

PUBLIC SALE
—OF—

VALUABLE REAL ESTATE,
ONE OF THE FINEST RESIDENCES
IN FREDERICK CITY,
MARYLAND.

By virtue of the Decree of the Circuit Court for Frederick County, sitting as a Court of Equity, passed on April 2nd, 1925, in No. 11098 Equity, on the Equity Docket of said Court, the undersigned Trustees, appointed by the said decree will offer at public sale on the premises on Rockwell Terrace, in Frederick City, Maryland,

SATURDAY, APRIL 25, 1925,

at 11 o'clock a. m., all that lot or parcel of land with the improvements hereinafter mentioned as described, which Berkeley Ward, late of said city, died, seized and possessed, and which was conveyed to him by Lillian L. Grossnickle, by deed dated April 4th, 1921, and recorded in Liber No. 335, Folio 450, one of the Land Records of Frederick County, Maryland. The said land being situated on the North side of Rockwell Terrace, and in one of the most beautiful sections of Frederick, the residence thereon having an attractive lawn both in the front and in the rear, and having a frontage on said Rockwell Terrace of 85 feet, more or less, and running back for depth to a 16-foot alley, 171 feet with equal width for depth.

The land is improved with a BRICK DWELLING-HOUSE, No. 315 Rockwell Terrace, two stories and an attic, containing four rooms on the first floor, four rooms and splendid bath room on second floor, and a servant's room in beaver board on the attic. This house was built in recent years, and is equipped with modern improvements and sanitary arrangements, heated with a fine heating plant, hot and cold water on both floors, and the entire basement has a concrete floor. There is a large and commodious veranda on the entire front, and extending along the west side of the house. This property is one of the fine residence properties of Frederick, is in splendid condition, having been kept so by its owner. There is also on the rear of this residence, a brick automobile garage, with a concrete floor, heated with pipe connections from the residence, and large enough for two automobiles, and also in splendid condition.

As above stated, this property is located in a most desirable residence section, and is now occupied by the widow of the said Berkeley Ward.

Any one desiring to see the property throughout, either prior to or on the day of sale, either one of the undersigned will be glad to show the same. Possession will be given upon ratification of the sale and settlement in full by the purchaser.

Terms of Sale.—One-half of the purchase money to be paid in cash on the day of sale, or on ratification thereof by the Court, the residue to be paid in six months from date of sale, the purchaser or purchasers giving his, her or their notes with approved security and bearing interest from the day of sale, or all cash, at the option of the purchaser.

A deposit of \$1,000 will be required of the purchaser at the time of the sale, conveying costs and Revenue Stamps at the expense of the purchaser.

H. DORSEY ECHISON,
JACOB ROHRBACK,

Trustees.
John L. Dutrow, Auctioneer.
44-3.10.17.24

"MEMORANDUM OF PURCHASE"

I hereby acknowledge that I have this 25th day of

May, A.D. 1925, purchased from H. Dorsey Echison

and Jacob Rohrbach, Trustees in No. 11098 Equity,

~~at private sale~~ the lot of land improved with a brick dwelling

house and brick garage, said property being designated

as No. 315 Rockwell Terrace in Frederick City,

Frederick County in the State of Maryland, being

the real estate described in the annexed advertisement,

and being the same real estate which was conveyed

by deed by Lillian L. Grossnickle to Berkeley

Ward, late of Frederick County, Maryland, deceased,

dated April 4, 1921, and duly recorded among the

Land Records of said Frederick County, in Liber No.

335, folio 450, at and for the sum of Thirteen Thousand

one hundred Dollars (\$13,100.00); and I hereby

obligate myself to comply with the terms of sale

as set forth in said advertisement.

Witness.

John L. Dutrow
Leonard S. Mercer

Filed May 15, 1925